

BOARD OF ASSESSMENT APPEALS, STATE OF COLORADO 1313 Sherman Street, Room 315 Denver, Colorado 80203	Docket Number: 59184
Petitioner: COLORADO INDUSTRIAL PORTFOLIO LLC, v. Respondent: BOULDER COUNTY BOARD OF EQUALIZATION.	
ORDER ON STIPULATION	

THE PARTIES TO THIS ACTION entered into a Stipulation, which has been approved by the Board of Assessment Appeals. A copy of the Stipulation is attached and incorporated as a part of this decision.

FINDINGS OF FACT AND CONCLUSIONS:

1. Subject property is described as follows:

County Schedule No.: R0088272+1

Category: Valuation Property Type: Industrial
2. Petitioner is protesting the 2011 actual value of the subject property.
3. The parties agreed that the 2011 actual value of the subject property should be reduced to:

Total Value: \$3,974,500

(Reference Attached Stipulation)
4. The Board concurs with the Stipulation.

ORDER:

Respondent is ordered to reduce the 2011 actual value of the subject property, as set forth above.

The Boulder County Assessor is directed to change his/her records accordingly.

DATED AND MAILED this 19th day of October 2012.

BOARD OF ASSESSMENT APPEALS

Diane M DeVries

Diane M. DeVries

I hereby certify that this is a true and correct copy of the decision of the Board of Assessment Appeals.

Debra A Baumbach

Debra A. Baumbach

Cara McKeller



BOARD OF ASSESSMENT APPEALS
STATE OF COLORADO
DOCKET NUMBER: 59184

2012 OCT 17 PM 4:27

Account Numbers: R0088274 (improved); R0088272 (vacant land)

STIPULATION (As To Tax Year 2011 Actual Value)

PAGE 1 OF 2

Colorado Industrial Portfolio LLC

Petitioner,

vs.

Boulder County Board of Equalization,

Respondent.

Petitioner and Respondent hereby enter into this Stipulation regarding the tax year 2011 valuation of the subject properties, and jointly move the Board of Assessment Appeals to enter its order based on this Stipulation.

Petitioner and Respondent agree and stipulate as follows:

1. The properties subject to this Stipulation are described as follows:

R0088274: Legal: Lots 13 and 15 Gunbarrel Business Park West: Address: 6150 Lookout Rd. Boulder
R0088272: Legal: Lot 11 Gunbarrel Business Park West: Address: 5150 Lookout Rd. Boulder

2. The subject properties are classified as commercial (ID R0088274) and vacant land (R0088272).
3. The County Assessor assigned the following actual value to the subject properties for tax year 2011:

R0088274	\$ 3,705,000
R0088272	<u>\$ 524,500</u>
Total	\$ 4,229,500

4. After a timely appeal to the Board of Equalization, the Board of Equalization valued the subject properties as follows:

R0088274	\$ 3,705,000
R0088272	<u>\$ 524,500</u>
Total	\$ 4,229,500

5. After further review and negotiation, Petitioner and County Board of Equalization agree to the tax year 2011 actual value for the subject properties:

R0088274	\$ 3,450,000
R0088272	<u>\$ 524,500</u>
Total	\$ 3,974,500

Petitioner's Initials

RV/so

Date 10-11-12

Docket Number: 59184

Account Numbers: R0088274 (improved); R0088272 (vacant land)

STIPULATION (As To Tax Year 2011 Actual Value)

PAGE 2 OF 2

6. Brief narrative as to why the reduction was made:

Stipulation takes into account market conditions and stabilized factors that determine the value of the fee simple interest of the improved property whose ID is R0088274.
The value of the vacant land parcel on the petition identified as ID R0088272 is not changed.

7. Both parties agree that the hearing scheduled before the Board of Assessment Appeals on October 30, 2012, at 8:30 am, be vacated.

8. This Agreement may be executed in any number of counterparts, each of which shall be deemed an original, and all of which shall constitute one and the same agreement.

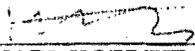
DATED this 11th day of October, 2012.



Petitioner or Attorney
Neil B. Oberfeld

Address:
Greenberg Traurig LLP
1200 17th St, Ste. 2400
Denver, CO 80202

Telephone:
303.572.6500



MICHAEL KOERTJE #21921
Assistant County Attorney
P. O. Box 471
Boulder, CO 80306-0471
Telephone (303) 441-3190

JERRY ROBERTS
Boulder County Assessor

By: 

SAMUEL M. FORSYTH
Advanced Appeals Deputy
P. O. Box 471
Boulder, CO 80306-0471
Telephone: (303) 441-4844